

GOVERNMENT OF ANDHRA PRADESH
ABSTRACT

Loans & Advances – Home Building Advances to Smt M. Saritha, S.O & Finance (W&P) Department – Advance for purchase of Site – Cum – Construction of house 6,00,000/- Sanction – Orders – Issued.

FINANCE (WORKS & PROJECTS-OP) DEPARTMENT

G.O.Ms.No.7

Dated:16-07-2010
Read the following:-

1. G.O.Rt.No. 2709, Fin. (A&L) Dept. Dt. 31.05.2010.
2. Memo No.2827/OP.A2/2010, Dt. 26.06.2010.
3. From Smt M. Saritha, S.O, Dt.19.06.2010.

ORDER:-

Under Article 227 and 223-A of A.P. Financial Code Volume-I, sanction is accorded to an advance of Rs. 6,00,000/- (Rupees Six Lakhs Only) to Smt M.Saritha, Section Officer, Finance (W&P) Department, for purchasing a site in Survey No's 11/1 situated at Narnoor and for construction of house thereon subject to the conditions prescribed in the House Building Advance Rules as amended from time to time and in addition to the following via:-

- i) The 1st instalment of **Rs. 1,00,000/-** (Rupees One Lakh only) shall be paid for purchase of site on executing an Agreement and Surety Bond in the prescribed form.
- ii) The second instalment of **Rs 3,00,000/-** (Rupees Three Lakhs only) shall be paid on Mortgaging the site purchased by her in favour of the Government along with the building to be constructed thereon and on furnishing of an approved house plan and estimates
- iii) The 3rd and final instalment of Rs. **2,00,000/-** (Rupees Two Lakhs only) shall be paid after construction of the building reaches the roof level and on production of necessary certificate from competent authority that the development of the area in which the house built is provided with all the facilities such as water supply, lighting, roads, drainage and Sewerage.
- iv) The house site must be purchased, the sale deed thereof produced and the site mortgaged to Government within 2 months from the date of drawal of first instalment, failing which, the loanee shall be liable to refund the entire amount to Government together with the interest thereon.

2. The grant of advance to the above individual for construction of the house is subject to the following conditions:-

- i) The construction of the house should be carried out in accordance with the approved plan, and specification on the basis of approval given by the competent authority. They shall be no deviation in construction from the approved plan.

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- ii) The construction of house shall be completed within 18 months from the date of first instalment is paid to her. Failure to do so, the loanee shall refund the entire amount together with interest thereon. The date of completion must be reported to the Government without any delay.
 - iii) On completion of the construction of the house, the grantee shall insure against fire, flood, cyclone, lightning, the house at her own cost for a sum not less than the amount of the advance with interest due thereon and shall renew the insurance from time to time till the loanee completely repay the loan amount with interest.
 - iv) The house must be maintained in good condition, with her own cost and she shall continue to pay all the municipal taxes and local taxes regularly until the advance with interest is paid in full. She shall also keep it free from all encumbrances.
3. The advance sanctioned in para one above shall be recovered in (100) One hundred monthly instalments. The recovery shall be at Rs. 6000/- per month commencing after (18) months from the date of drawal of first instalment or from the month following completion of the house whichever is earlier. The interest on the loan shall be recovered after recovery of principal loan amount in (48) equal monthly instalments. Any loan amount and interest thereto is found due on the date of superannuation shall be recovered from Gratuity of the loanee.
4. The advance sanctioned in para one above shall carry simple interest @ 5.5% per annum from the actual date of drawal of the advance.
5. It will be open to the grantee to repay the amount in shorter period, if she so desires. In any case, the entire advance together with interest thereon must be repaid in full before the date on which she is due to retire from service.
6. In case the grantee does not repay the balance of the advance together with interest thereon due to the Government on or before the date of her retirement, it shall be open to the Government to enforce the security of the mortgage at any time thereafter and recover the balance advance together with interest and cost of recovery by sale of the house or in such other manner as may be permissible under the law.
7. If the grantee ceases to be in service for any reason other than the normal retirement/ superannuation, or if she dies before the repayment of the advance with interest in full, the entire outstanding amount of the advance shall become payable to the Government forthwith. Any balance remained unpaid shall be recovered from the retirement gratuity that may be sanctioned to her.
8. The property mortgaged to the Government shall be reconvened to her or to her successor-in-interest, as the case may be, after the advance together with interest has been repaid to the Government in full.
9. The first instalment of the advance of Rs. 1,00,000/- (Rupees One Lakh only) sanctioned to her in para 2(i) above shall be paid to Smt M. Saritha, S.O. from out of funds provided above and it shall be debited to the Head of Account” “7610 – **Loans to Government Servants – 201 HBA – SH (05) Loans to Other Officers.**”

(P.T.O.)

10. The Finance (W&P - Claims) Department, are requested to draw and disburse the advance of Rs.1,00,000/- (Rupees One Lakh only) released in para 1 (i) above in favour of vendor of the site Sri Ade Ramesh, S/o Shivajee, Narnoor, Adilabad District in the form of crossed cheque. They are also requested to watch full recovery of the advance as detailed in para 3 above.

(BY ORDER AND IN THE NAME OF THE GOVERNOR OF ANDHRA PRADESH)

S.E. SEKHAR BABU
SECRETARY TO GOVERNMENT

To
Smt. M. Saritha, Section Officer
The Deputy Pay and Accounts Officer,
Secretariat Branch, Hyderabad
The Accountant General, A.P., Hyderabad.
The Fin. & Plg. (FW A&L) Department
SF/SC.

// FORWARDED BY ORDER //

SECTION OFFICER